



# NORFOLK

## Inter Departmental Memorandum

TO: City Council

THROUGH: Marcus D. Jones, City Manager

FROM: Frank M. Duke, AICP, Director of Planning

COPIES TO: Ronald G. Moore, Sr. Design & Rehabilitation Consultant

SUBJECT: Non Standard Lot Certificate – 7542 Diven Street

DATE: October 15 , 2012

Attached is a Certificate for a Nonstandard Lot authorizing development of a nonstandard lot consistent with the process authorized by Council in 2009. The approved design has been determined to be consistent with the character of the neighborhood in which it will be located.

Council requested this information be provided whenever development of a nonstandard lot has been authorized at the time the new ordinance was adopted.

### Property Information

Location:	7542 Diven Street	Neighborhood:	Titustown
Zoning:	R-8	Standard Lot Size:	50 Ft. x 100 Ft.
House Type:	2 Story Single Family	Proposed Lot Size:	44 Ft. x 100 Ft.
House Size: (Width x Depth)	24 Ft. x 38 Ft.	Square Footage:	1,824 Sq. Ft.

A copy of the Survey and the Front Elevation is included for your review.

For more information, please contact Frank M. Duke, Planning Director at 664-4747 or Ronald Moore, Sr. Design & Rehabilitation Consultant at 664-6778.



**Office of Housing**  
**Department of Planning and Community Development**  
**Development Certification for Non-Standard Lots**

**Applicant Information**

<b>Applicant Name:</b>	Equity Development Corporation	<b>Date of Application:</b>	June 20, 2012
<b>Mailing Address:</b>	4640 Shore Drive, Suite 113		
<b>City, State, Zip Code:</b>	Virginia Beach, VA 23452		
<b>Phone Number:</b>	757.348.3345	<b>E-Mail:</b>	

**Property Information**

<b>Location:</b>	7542 Diven Street	<b>Neighborhood:</b>	Titustown
<b>Zoning:</b>	R-8	<b>Standard Lot Size:</b>	50 Feet x 100 Feet
<b>House Type:</b>	2 Story Single Family	<b>Proposed Lot Size:</b>	44 Feet X 100 Feet
<b>Proposed House Size:</b>	24 Feet x 38 Feet	<b>Square Footage:</b>	1824 SF

The proposed building plans and elevations for development of the site at 7542 Diven Street and located in the Titustown neighborhood in Norfolk, Virginia has been determined to be in keeping with the character of the neighborhood using the standards established by City Council in Section 4-0.15 of the Zoning Ordinance, which include but are not limited to location and placement of windows, doors, roof(s), porch (es), columns, driveways, garage(s), and building height.

Please submit three sets of final plans and elevations to the Department of Planning and Community Development to be stamped "approved". After plans have been stamped, two sets of the approved plans will need to be presented to the Building Safety Division for consistency with Building Code requirements and for issuance of the required building permits.

  
Frank M Duke, AICP, Director  
Planning and Community Development

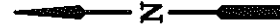
October 19, 2012  
Date

BC: City Manager's Office  
Planning Director  
Program Manager  
Building Official

NOTE: 1) ELEVATIONS BASED ON CITY OF NORFOLK DATUM (NAVD 88)  
2) THIS SITE TO BE SERVED BY CITY WATER & SEWER

EXISTING ELEV. 0.00  
PROPOSED ELEV. 0.00  
DRAINAGE FLOW →

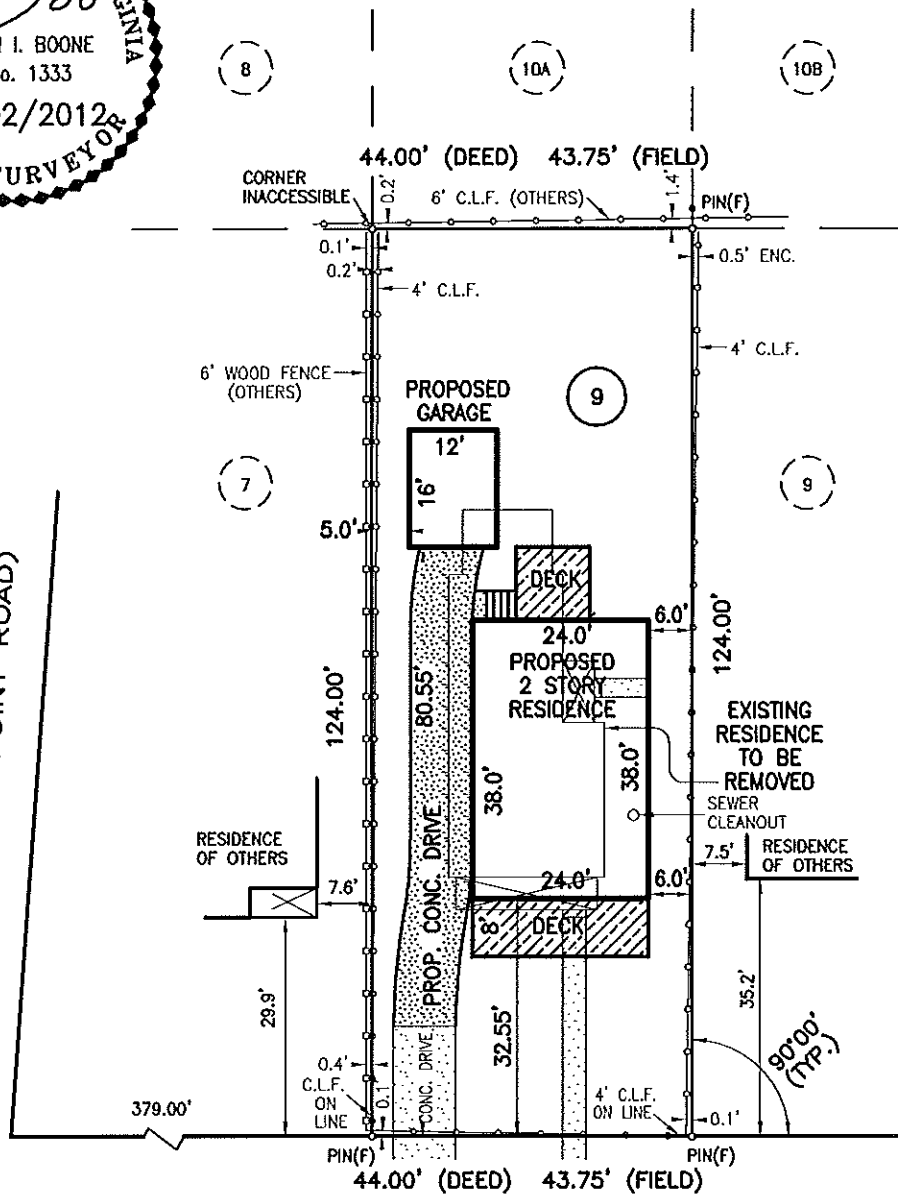
MATCH GRADE M.G.



THE PROPOSED RESIDENCE SHOWN HEREON IS IN FLOOD ZONE "X"  
FIRM MAP CITY OF NORFOLK COMMUNITY NO. 510104  
MAP REVISION: SEPT. 2, 2009 PANEL NO. 0055F



LITTLE CREEK ROAD  
(FORMERLY SEWELLS POINT ROAD)



DIVEN STREET  
(FORMERLY DIVISION ROAD)

# SITE PLAN OF

7542 DIVEN STREET, NORFOLK, VIRGINIA  
THE NORTHERN 1/2 OF LOT 9

TITUSTOWN

M.B. 10, PG. 25 (CHESAPEAKE)

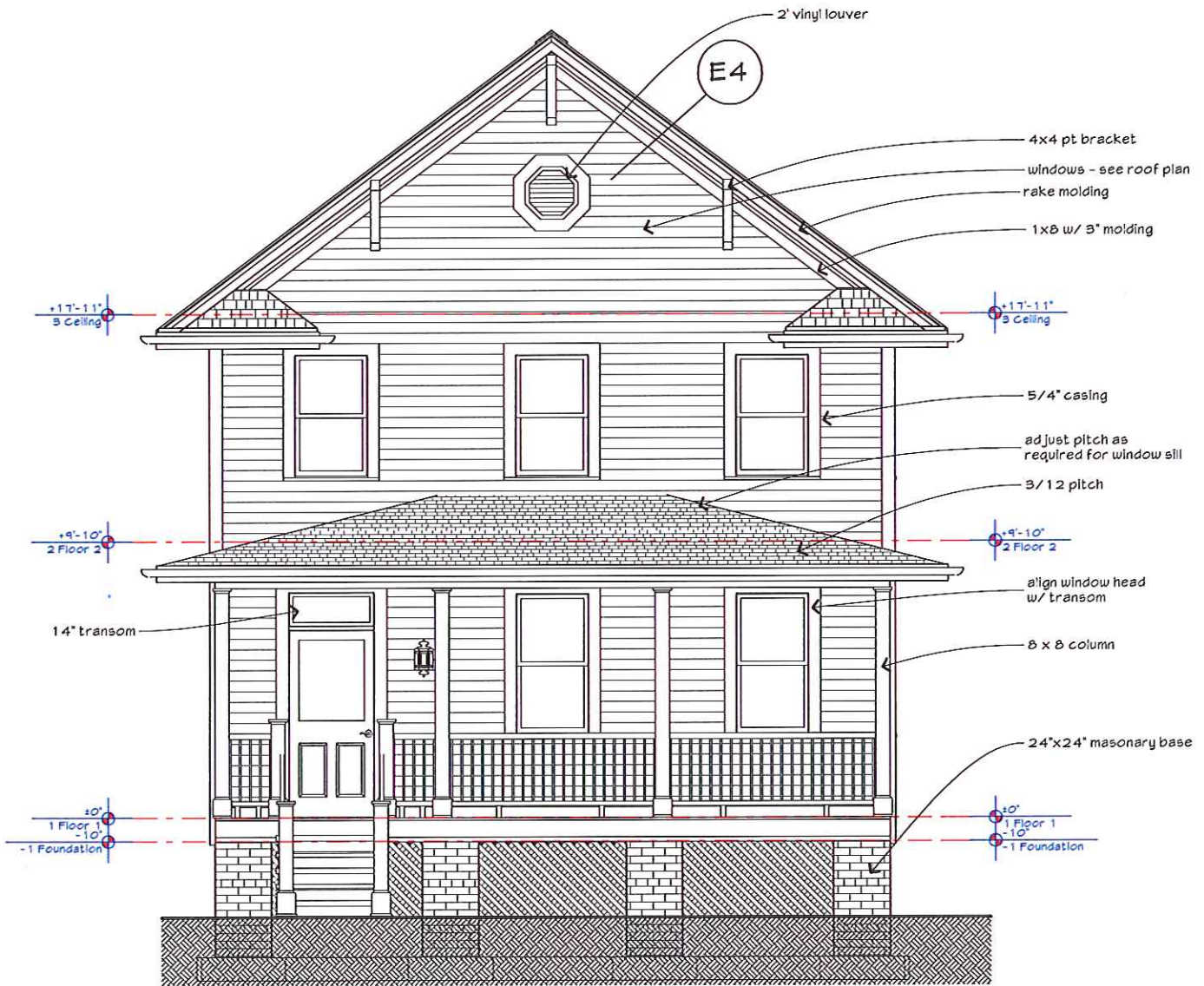
FOR: EQUITY DEVELOPMENT CORPORATION, INC.

STEPHEN I. BOONE & ASSOCIATES, P.C.  
LAND SURVEYORS  
PORTSMOUTH, VIRGINIA

REVISED: OCTOBER 2, 2012  
DATE: SEPTEMBER 26, 2012

SCALE: 1" = 20'





# #Drawing Name

scale 1/4" = 1'-0"